

**Murray History Advisory Board**  
**Minutes for October 24, 2017**

Attendance: Rebecca Santa Cruz, Wendy DeMann, Wendy Parsons Baker, Mildred Horton, Sara Roach, Laurel Shepard. Mary Ann Kirk and Lori Edmunds (staff), Korral Broschinsky (presenter).

1. Minutes for September 27, 2017 were approved with a few minor corrections for clarity.
2. Murray Theater rehab consultants and the city are hosting a meeting who and how stakeholders might use it. Mary Ann feels the city needs to consider this building in the broader context of the mansion, chapel, and the armory. The city also needs community space so she wonders if these ideas can be brought together in a coordinated plan. Mary Ann suggested the board discuss a combination of uses next month. She wondered if the ballroom could be enlarged so it could also be a community space or if the armory could be enlarged so it could include the museum. Mildred asked if the city is still uncertain about the mansion for the museum. Mary Ann said they are questioning that idea with some concerns about rehab and operating costs. Sara said Utah Preservation has data on the economic impact of museums on local communities that could be shared.

Some have suggested we house the museum in the chapel. Mildred said the museum is not that busy so that could work. Mary Ann said it could work if they don't care about programming and its potential revenue. But we would still need to have an off-site location for storage. We need to articulate the situation better because many don't understand the connection between programming and revenue.

Mary Ann asked Rebecca if city staff could visit her home to see how she has created a space for a caretaker in her basement. Rebecca said it used to be a root cellar so it was creepier than the Cahoon Mansion basement. She feels the mansion could become a destination if the ballroom annex was utilized for major exhibits and attractions. Lori described the Gale Center in South Jordan that has a hands-on museum for kids and a meeting room that is highly utilized. This mixed use plays off of each other. They have a large volunteer base for the museum.

3. The Halloween film fest and Matt Madsen art show is scheduled for October 28. Rebecca will help at the 8 pm slot.
4. Mary Ann met with city staff and confirmed the new Vine Street development design in the pending agreement is the same one board reviewed. We don't know what or why other designs were being shared with others. We are only concerned about what is in the agreement. The agreement also includes a requirement based on the MCCD ordinance that the history board must approve the signage. That process will come later.
5. Lori and Mary Ann attended an excellent state history conference that included several workshops that would be informative for our local city staff and elected officials. The state historic preservation office presented information on the CLG program and a new focus of community preservation versus the narrower focus of historic preservation. They also had a workshop on historic codes and potential funding sources. Mary Ann is trying to arrange meetings with state staff to help educate our city staff and officials.
6. Mary Ann shared a summary of CLG projects Murray has received for the past 15+ years and the tax credit projects used by our local businesses and homeowners who are in our National Register Districts. Murray City has received about \$75,000 from 11 grants and \$3.3 million in tax credits for 13 projects with \$3 million going to Mike Todd's historic buildings and about \$.3 million awarded to residents. (see attached summary)
7. This year's CLG grant project, aside from the Murray Theater feasibility study, has been awarded to Korral Broschinsky and will include 4 individual and 1 district nomination, and 2 ILS surveys including the Murray Cemetery.
8. Mary Ann shared a statistical summary of the state's database of Murray's historic inventory. These numbers were not exact because they are updating their system and may have not included our most recent RLS survey. But the report details the city's building ages, architectural styles and materials. This report shows Murray has 7% eligible significant and 49% eligible contributing with 57% built in the 1950s. About 18% were in the historic period but were non-contributing because they had been significantly altered. About 24% were out of period. This number will actually be higher because the RLS surveys were selective and did not include large newer subdivisions. This

information is compiled through an RLS survey where a consultant is hired to walk down each street and record specific information about age, architectural styles, materials, etc. We used grants to complete an RLS survey for the whole city with a few exceptions where newer subdivisions were not included. This was done over several years around 2006. Murray is the only city in Utah that has surveyed its entire city. This provided a foundation to document the complete building stock in the city boundaries and evaluate what could be listed on the National Register. It also exposes some interesting buildings that could have some research done through an ILS survey. Korral found one home tucked into a dead-end street south of 3900 South about 700 West with a polygamist background story. She also found several homes that have been moved from the smelter era which provide additional context to the history of our neighborhoods.

9. Korral handed out a chronological list of everything that has been listed on the National Register in current Murray boundaries which included 6 individual homes reflecting agriculture, community leaders, and architectural styles, 4 businesses including a theater and retail, 1 school, 1 church and 3 districts representing 1890s through 1960s, and 2 city buildings (library and power). The MCCD includes 19 buildings listed on the National Register individually or in districts. Four of those buildings are proposed for demolition.

The Murray Mansion was the first Murray building listed on the National Register in 1983 although Wheeler Farm was listed in 1976 as part of Salt Lake County. Two nominations including the Bonnyview School and the Erickson Artillo Dairy Farmhouse have since been demolished. We have no early schools on the listing since Bonnyview was demolished. The current city hall which was an early school has been altered so it is not a good option. The board may want to consider adding one of the schools built in the 1950s. The board could also review what should be added to the listing to document additional buildings that further document the history and built environment in Murray. One of Korral's RLS surveys suggested a Grant school neighborhood district that has a little bit of everything – framed smelter housing, 1950s-60s subdivision and a little polygamist lane. Longview may also have a neighborhood that could be listed. Several nominations will be completed over the next year to include a few more homes and an addition to the current downtown residential district.

The National Multiple Property Submission (MPS) includes about 447 buildings in the registry districts and 8 buildings outside of districts. We have an additional 133 buildings on our local register that are not on the national register. There are a few homeowners whose homes were listed in the districts but did not want to be; however, the national register process does not allow individual owners to opt out. They must have half of the owners object to the process to stop the district nomination. Once the district is official, we then put the national register district on our local register. If a resident does not want to be on that, they can ask not to be included on the local register. A question was asked why owners would not want to be in the National Register District or on the local register. Korral explained that some think the national register restricts owners on what they can do with their property but that is not true. Mary Ann explained that some local registers have restrictions but Murray's is not regulatory. It is educational and provides recognition. The national register also provides financial incentives. Most owners are fine once they understand that. We have had a number of homeowners who have accessed the tax credits. But a few owners don't want their property involved in government in any way so we don't force them to be on our register.

Korral explained how national registry eligibility is determined. It must be 50 years old. SHPO has changed their original labeling that included A, B, C, or out of period. Now they use ES (or eligible significant) which has kept its integrity and the original owner would recognize it or it has prominent history, architectural, or event related to the building. EC (or eligible contributing) has had a few changes but it is recognizable. NC (non-contributing) means it has had major changes but it is within the historic period of 50 years. OP (out of period) means it is less than 50 years old.

Korral explained the importance of asking "why" is this building significant as we consider buildings for the national register. One of the national reviewers suggested we consider "why" before looking at the integrity of the building which is in reverse of the traditional process. Context is very important. She said this was often asked when she was preparing the Hillside District. Owners of homes built in 1950s and 1960s couldn't understand why their rambler was important. You have to understand what happened in Murray in the early 1950s. The multiple property themes traditionally focused on themes like libraries, post offices, or architectural styles. But now they include geographic areas.

Murray created a National Register Multiple Property Submission (MPS) that creates an umbrella document that tells the story of our community in a geographic context. It is titled Historic Resources of Murray City. There was an early MPS draft submitted in the 1980s by David Shirer but it was never completed because it had no property with it. Korral submitted the first official one in 2000 that covered up through 1950 and then a revised one in 2012 that covered up through 1967. This allowed us to include the time period of Murray's building boom. Our Hillside District was likely the first one listed on the National Register from this time period. Some of the MPS listings were submitted under the multiple property listing but others were listed on their own. A few of those listed on their own were folded into the districts including those on the east side of State Street such as the Warenski-Duvall Buildings and the Murray Theater. Two were originally listed as part of Salt Lake County including Wheeler Farm and the Walton House. All of our districts are part of the multiple property listing.

Several buildings were nominated but had negative recommendations from the state review committee and were denied at the federal level. The Miller Home, clubhouse for Miller Estates, was denied for the National Register because its historical setting has been compromised but Korral felt it could be resubmitted with a different context for the interior. We have completed an ILS for the Ore Sampling Mill but not sure that will be eligible since they have gutted the building with the frame as the only part remaining. The Bennion Flour and Feed did have an ILS and was eligible for the National Register but was destroyed in a fire along with the Hoffman building which was in the historic district.

Mary Ann wasn't sure if the downtown business district will remain intact if additional buildings are demolished. However the buildings west of Poplar were not in the business district and the buildings on Vine and Court Avenue were in the residential district so we may be ok for now. Korral said a district usually needs at least 50% of the buildings listed as contributing. If the district is dissolved, we may need to list buildings individually although several buildings may not qualify on their own or we might be able to pull in some of the buildings into the residential district to the east. She suggested we don't change it until we see buildings actually come down. Wendy P Baker thought the Sheranian Clinic was listed individually. She said there was a plaque on their building. Korral did not have that on the list individually. Wendy will check.